

BULLARD WASH CHANNEL IMPROVEMENTS - PHASE II

- u Planned land uses and some existing land uses allow for unobstructed access into the park from several areas. Within these access points can be developed according to the surrounding land use and characteristics. An example would be a pedestrian trailhead in a residential cul-de-sac; this access point would not provide parking, thus eliminating its potential role for vehicular visitors. Other areas, however, would provide small to mid-size parking areas, allowing for larger group activities.
- u The several planned trails in and around the area are assets to utilize to the fullest extent possible.
- u Proximity to the Planned City Center along Yuma Road is a benefit to the park that allows for their potential connection along Yuma Road. This connection could be in the form of a pedestrian-oriented streetscape or “greenbelt.”



SITE ANALYSIS / DESIGN OPPORTUNITIES